

## MINUTES

**WICHITA HISTORIC PRESERVATION BOARD  
10 AUGUST 2009  
CITY HALL, 455 N. MAIN, 10TH FLOOR  
1:30 P.M.**

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**Swearing in of officers by Karen Sublett: Guy, Willenberg, Seiwert, Pulkkila and Churchman.**

### **ITEM NO. 1    ROLL CALL**

Members Present:

Jim Guy  
Jacob Laha  
Vicki Churchman  
Rachelle Pulkkila  
Claire Willenberg  
Mike Seiwert

Proposed Member Present:

Randy Doerksen, (In training, not yet sworn in)

Members Absent:

Staff Present:

Kathy Morgan, Senior Planner, Historic Preservation Office  
Barbara Hammond, Planning Analyst, Historic Preservation Office  
Jeff VanZandt, Assistant City Attorney  
Mike Gable, Office of Central Inspection  
Katrina Ringler, State Historic Preservation Office

### **ITEM NO. 2    ADDITIONS OR ADJUSTMENTS TO THE AGENDA**

- 1.) Request for letter of support from HMCA for Heritage Trust Fund Grant for the Clapp Piers
- 2.) Request by Schaefer Johnson Cox Frey for a Design Review Committee to assist with an environs project be added to the agenda under Miscellaneous Matters.

### **ITEM NO. 3    REVOLVING LOAN FUND UPDATE**

Revolving Loan Fund – Residential	\$59,376.99 + approximately \$3,000.00 in new receipts (unofficial estimate)
Revolving Loan Fund – Non-Residential	
Deferred Loan Fund – Residential	40,000.00

### **ITEM NO. 4    CORRESPONDENCE**

Received notice that the Winders Historic District is confirmed by NPS to the National Register of Historic Places.

### **ITEM NO. 5    APPROVAL OF MINUTES FROM THE 13 JULY 2009 MEETING**

**Motion #1 made by Seiwert, 2<sup>nd</sup> by Willenberg to approve the JULY 13, 2009 minutes as corrected. Motion carried unanimously (6-0).**

### **ITEM NO. 6    OLD BUSINESS**

**A. MAJOR:** HPC2009-00153      Environs, Bowers House at 1004 N Market, Stoner Apartment  
**APPLICANT:** Dan Dokken      Law-Kingdon representing Hunter Health Clinic  
**FOR:** 931 N Market

Applicant proposes to build new one-story commercial structure on vacant lot. Dan Dokken, architect, was present for questions and comments.

Neighborhood residents Dave Crockett and Jason Karber commented on their approval of the proposed design. Crockett was present and thanked board and Hunter Health Clinic for agreeing to negotiation; Karber sent letter which was distributed to board.

Board members Seiwert and Laha attended a meeting with representatives of Historic Midtown Citizens Association and architect Dokken; Seiwert commented that consensus was established on revised design.

**Motion #2 made by Laha, 2<sup>nd</sup> by Seiwert to find the proposed plan submitted for HPC2009-00153, as reviewed in accordance with K.S.A. 75-2715-2725 does not encroach upon, damage, or destroy the environs of the Bowers House at 1004 N Market. Motion carried unanimously (6-0).**

## ITEM NO. 7 CONSENT AGENDA

The following items were reviewed in accordance with K.S.A. 75-2715 – 2725, as amended

### A. Roof Repairs

HPC2009-00155	151 N Yale	Re-roof on commercial building. ENV CM Jackman House
HPC2009-00158	1834 N Market	Re-roof on house. ENV Steinbuchel House
HPC2009-00159	254 S Vassar	Re-roof on house. ENV Hillside Cottage
HPC2009-00163	1439 N Otis	Re-roof on house. ENV Park Place/Fairview Historic District
HPC2009-00164	1933 N Fairview	Re-roof on residence. ENV Steinbuchel House
HPC2009-00167	1226 N Jackson	Re-roof on residence. ENV Chapman-Noble House
HPC2009-00168	816 S Fern	Re-roof on residence. ENV McCormick School
HPC2009-00170	2234 S. Ridgewood	Re-roof on residence. ENV Hackberry Archaeological Site

### B. Signs

HPC2009-00161	338 Mead Ave.	Install 48 sq ft aluminum flag sign. ENV Warehouse and Jobbers HD
HPC2009-00166	202 S St Francis	Install new channel letter sign – non illuminated. ENV East Douglas Avenue HD, Warehouse and Jobbers HD, Wholesale Grocery, Eagles Lodge #123

### C. Other

HPC2009-00162	431 S Bluff	Repair basement wall. ENV Newbern-Gore House
HPC2009-00165	1101 N Woodrow	Replace brick stem wall and repair porch flooring, posts and roof. ENV Campbell Castle

**Motion #3 made by Seiwert, 2<sup>nd</sup> by Laha to approve the consent agenda as reviewed in accordance with K.S.A. 75-2715 – 2725. Motion carried unanimously as corrected (6-0).**

## ITEM NO. 8 PROJECT REVIEW

- A. **MAJOR:** HPC2009-00149 Environs, Senator Chester Long House  
**APPLICANT:** Buckert Contracting for Michael Kelley  
**FOR:** 3422 Mildred

Applicant requests approval for demolition of existing garage and construction of new three-car, one story garage 36 X 18 feet, vinyl siding.  
Mr. Buckert and Mr. Kelley were present for questions and comments.

**Motion #4 made by Churchman, 2<sup>nd</sup> by Pulkila to find the proposed plans submitted for HPC2009-00149, as reviewed in accordance with K.S.A. 75-2715 – 2725 does not encroach upon, damage, or destroy the environs of the Chester Long House at 3401 East 2<sup>nd</sup> with the condition that the site plan meet all zoning requirements. Motion carried unanimously as corrected (6-0).**

- B. **MAJOR:** HPC2009-00160 Environs, Sternberg House  
**APPLICANT:** Jesus Mendoza  
**FOR:** 1132 N Jackson

Applicant proposes to remove steel siding and replace with stucco.  
Jesus Mendoza was present for questions and comments.

**Motion #5 made by Seiwert, 2<sup>nd</sup> by Pulkila to find the proposed project, as reviewed in accordance with K.S.A. 75-2715-2725, does not encroach upon, damage or destroy the environs of the Sternberg House located at 1065 N Waco. Motion carried unanimously (6-0).**

## ITEM NO. 9 MISCELLANEOUS MATTERS

- 1.) Historic Midtown Citizens Association requested a letter of support for Heritage Trust Fund Grant for the Clapp Piers.

**Motion #6 made by Churchman, 2<sup>nd</sup> by Laha to instruct staff to write a letter of supporting the application for Heritage Trust Fund Grant by HMCA for the Clapp Piers. Motion carried unanimously (6-0).**

- 2.) Request by Schaefer Johnson Cox Frey that HPB appoint a Design Review Committee to assist with an environs project.  
HPB Board members selected for committee: Pulkila, Laha and Seiwert with Willenberg as alternate.) Mr. Biddle was present for questions and/or comments.

## ITEM NO. 10 ADJOURNMENT

**Motion #7 made by Churchman, 2<sup>nd</sup> by Seiwert to adjourn at 3:20 p.m. Motion carried unanimously (6-0).**

Following adjournment of HPB Meeting:  
Presentation of Certified Local Government training by Katrina Ringler, State Historic Preservation Office.